



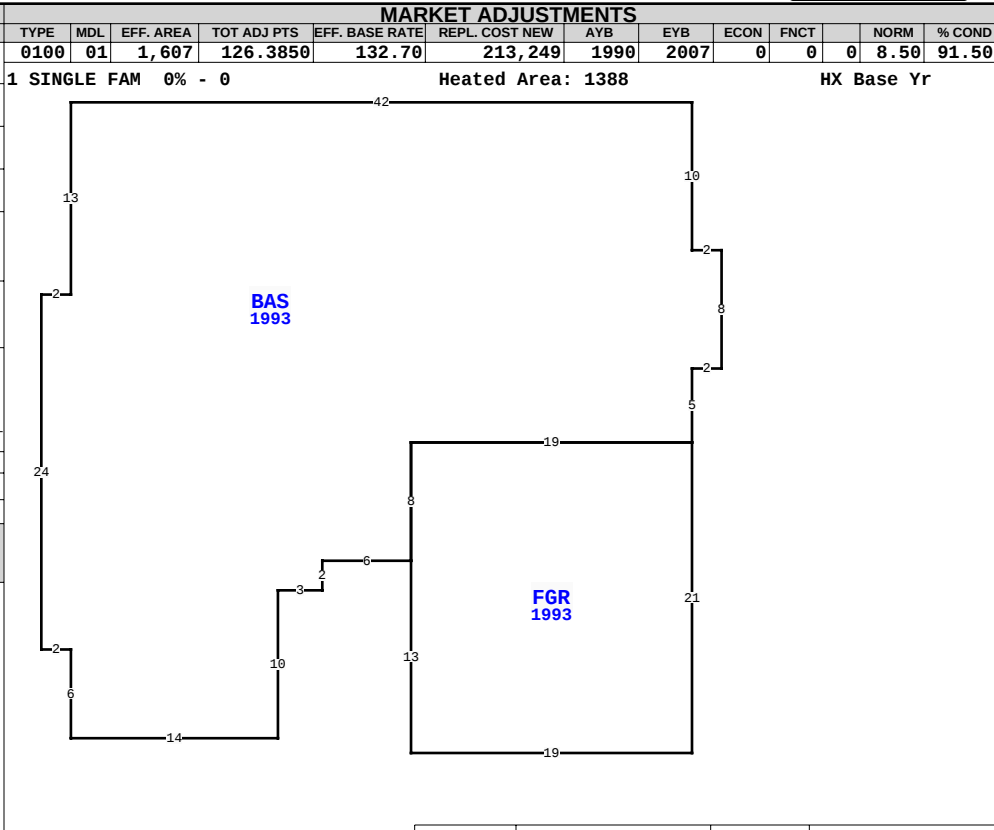
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	10	ABOVE AVG 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1007.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,388	100	1993	1,388	168,532
FGR	399	55	1993	219	26,591
TOTALS	1,787			1,607	195,123

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
4	0820	WOOD WALK	0	0	0	0	40.00	SF	11.75

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	0	0006	R-1	75.00	112.00	1.00



717 AMELIA CIR, FERNANDINA BEACH	BLD DATE	LGL DATE	05/06/2026	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	195,123		
TOTAL MARKET OB/XF VALUE	188		
TOTAL LAND VALUE - MARKET	255,000		
TOTAL MARKET VALUE	450,311		
SOH/AGL Deduction	0		
ASSESSED VALUE	450,311		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	450,311		
TOTAL JUST VALUE	450,311		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	415,643		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
6067	NEW CONSTR	63,000	07/16/1990

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2421/0928	12/23/2020	QC	U	I	11	101,000
GRANTOR: SYLVESTER CAROLYN ANN						
GRANTEE: SYLVESTER CAROL ROB						
2074/0512	9/23/2016	WD	Q	I	01	255,000
GRANTOR: AVERA DEBORAH & TRACE						
GRANTEE: SYLVESTER CAROLYN A						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993]	W2	N10	W42	S13	W2	S24	E2	S6	E14
FGR=[YR=1993]	S13	E19	N21	W19	S8	\$	N8	E19	N5